



## **AGENDA OF THE CITY COUNCIL AND THE COUNCIL SITTING AS THE REDEVELOPMENT AGENCY**

**REGULAR CC/RDA MEETING  
Council Chamber in City Hall  
68-700 Avenida Lalo Guerrero  
Cathedral City, CA 92234**

**WEDNESDAY, OCTOBER 24, 2001**

**Study Session - 3:00 p.m.  
Regular Meeting - 7:30 p.m.**

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PLEASE NOTE: THE CITY HAS IN EFFECT AN ORDINANCE REGARDING LOBBYING THAT REQUIRES PERSONS BEING PAID TO MAKE A PRESENTATION ON BEHALF OF SOMEONE OTHER THAN THEMSELVES TO DISCLOSE THAT FACT AT THE TIME OF THEIR PRESENTATION, AND, IN SOME INSTANCES, TO REGISTER WITH THE CITY CLERK PRIOR TO APPEARING BEFORE THE CITY COUNCIL, PLANNING COMMISSION OR CITY STAFF.

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**3:00 P.M.**

### **CALL TO ORDER**

- a) Roll Call of City Council/RDA Member(s)
- b) Action to Excuse Absent City Council/RDA Member(s)

### **PUBLIC COMMENTS**

If any person desires to address members of the City Council and/or the Redevelopment Agency Board, this will be the **only opportunity to do so during this Study Session**. Please limit your remarks to 3 minutes. In response to any public comment on an item or matter which **has not been placed on this Agenda** pursuant to Government Code Section 54954.2, members of the City Council/Redevelopment Agency Board may only: **1)** briefly respond to statements made or questions posed by the public; **2)** ask a question for clarification; **3)** make a brief report on his or her own activities; **4)** provide a reference to staff or other resources for factual information; **5)** request staff to report back to the City Council at a subsequent meeting concerning any matter raised by the public; or, **6)** take action to direct staff to place a matter of business on a future Agenda. (California Government Code Section 54954)

**STUDY SESSION** (Normally, No Action Is Taken On Study Session Items; However, The City Council Does Reserve The Right To Give Specific Policy Direction And To Take Specific Action As Necessary.)

**Presentations will be limited to 10 minutes unless other provisions are made in advance.**

1. Introduction of New Personnel:  
    ?      Redevelopment Agency - Susan Moeller  
    S      Charlene Sumpter, Project Coordinator
2. Presentation (PowerPoint) by Tom Kirk, Executive Director of the Salton Sea Authority, Providing a Detailed Briefing on the Status of the Salton Sea Restoration. **(30-minutes)**
3. First Quarter Budget Review. (Dudley Haines) **(15-minutes)**
4. Presentation by Dick Cromwell, Executive Director of Sunline Transit Agency regarding Bond issuance for a Power Generation Facility. **(15-minutes)**
5. Discussion of Potential Schedule Conflicts with Upcoming Council Meetings. (Donald Bradley)
6. Councilmember Reports of Committee Meetings.
7. Review of October 24, 2001, City Council/Redevelopment Agency Board Agendas.
8. City Council/staff Reports and Inquiries Regarding Status of New or Ongoing Projects.
9. Closed Session Urgency Items.

**CC/RDA WILL ADJOURN TO CLOSED SESSION**



**CLOSED SESSION**

**AGENDA OF THE CITY COUNCIL AND THE COUNCIL  
SITTING AS THE REDEVELOPMENT AGENCY**

**REGULAR CC/RDA MEETING  
WEDNESDAY, OCTOBER 24, 2001**

1. CONFERENCE WITH LEGAL COUNSEL REGARDING POTENTIAL LITIGATION pursuant to government Code Section 54956.9 subd. (c).  
**Number of Potential Cases: Two**
2. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (Paul Shillcock)  
**Properties:**  
Location: Various Parcels South of East Palm Canyon Drive Between Date Palm and Van Fleet APN Nos.: 687-222-004; 687-224-007; 687-225-011; 687-225-017; and 687-221-001  
**Negotiating Parties:**  
Agencies: Redevelopment Agency and BCN Development  
Property Owner: Redevelopment Agency  
**Under Negotiation:** Disposition and Development Agreement
3. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8. (Warren Bradshaw)  
**Properties:**  
Location: 68765 E Street  
**Negotiating Parties:**  
Agencies: Redevelopment Agency  
Property Owner: William H. De La Campa  
**Under Negotiation:** Acquisition of Property
4. PERSONNEL MATTER pursuant to Government Code Section 54957.  
**Issue for Discussion:** Deputy City Clerk

RECOMMENDATION: Adopt motion to recess to closed session pursuant to the above noted statutes.

REPORT OF ACTION(S), IF ANY

**CC/RDA WILL ADJOURN TO**

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**REGULAR MEETING AT 7:30 P.M.**



## **AGENDA OF THE CITY COUNCIL AND THE COUNCIL SITTING AS THE REDEVELOPMENT AGENCY**

**REGULAR CC/RDA MEETING  
7:30 P.M.  
WEDNESDAY, OCTOBER 24, 2001**

- a) Invocation
- b) Flag Salute

### **CLOSED SESSION ANNOUNCEMENTS**

#### **PUBLIC COMMENTS**

During this part of the meeting, the public is invited to address the City Council, and/or the Redevelopment Agency Board on any matter **not on the Agenda** or any item on the **Consent Agenda** by stepping to the lectern and giving his/her name and City of residence for the record. Unless additional time is authorized by the City Council, remarks on agenda items shall be limited to three minutes. **If you wish to speak on an agenda item, please wait to be recognized under that item.**

In response to any public comment on an item or matter which **has not been placed on this Agenda** pursuant to Government Code Section 54954.2, members of the City Council and/or the Redevelopment Agency Board may only: **1)** briefly respond to statements made or questions posed by the public; **2)** ask a question for clarification; **3)** make a brief report on his or her own activities; **4)** provide a reference to staff or other resources for factual information; **5)** request staff to report back to the City Council at a subsequent meeting concerning any matter raised by the public; or, **6)** take action to direct staff to place a matter of business on a future Agenda. (California Government Code Section 54954)

#### **AGENDA FINALIZATION**

At this time, the City Council and/or the Redevelopment Agency Board may announce any items being pulled from the Agenda or continued to another date.

**Urgency Items ("Added Starters"):** The Brown Act permits the City Council to take action on any item that does not appear on the Agenda only if 2/3 of the City Council (if all are present) or all members of the Council (if less than all are present) determine there is a need to take immediate action on the item and that the need to take immediate action came to the City Council's attention after

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the posting of the Agenda.

**COUNCIL COMMENTS**

Councilmembers' Comments on Items not on the Agenda.

**PRESENTATIONS AND PROCLAMATIONS**

- ? Certificate of Recognition of Outstanding Achievement to Cathedral City Police Officer Rudy Salinas for securing a Bronze and Gold Medal in the Police and Fire Olympics. (Stan Henry)
- ? Introduction of New Police Officer Thomas Ferguson. (Stan Henry)

**CALL FOR CORRECTIONS/APPROVAL OF MINUTES**

Corrections/Approval of Minutes of the Regular City Council/Redevelopment Agency Board Meeting Held on October 10, 2001.

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**CONSENT AGENDA**

**ALL MATTERS LISTED ON THE CONSENT AGENDA ARE CONSIDERED TO BE ROUTINE IN NATURE AND WILL BE ENACTED BY ONE ROLL CALL VOTE. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS MEMBERS OF THE CITY COUNCIL, THE REDEVELOPMENT AGENCY BOARD, AND/OR THE AUDIENCE REQUEST SPECIFIC ITEMS BE REMOVED FROM THE CONSENT AGENDA FOR SEPARATE DISCUSSION AND/OR ACTION.**

- COUNCIL**    1.    Proposed Ordinance authorizing Change of Zone 01-75, amending the City's Zoning Map to change properties generally bounded by Ramon Road and Dinah Shore and between Date Palm and the Whitewater River from R2-B (Multifamily Residential - Density Bonus) to R1 (Single-family Residential), respectively. **(2<sup>ND</sup> Reading)** (Cynthia Kinser) **(Pg.1)**
- a.    Recommendation: Waive Further Reading and Adopt Ordinance No. \_\_\_\_\_

- COUNCIL**    2.    Proposed Zoning Ordinance Amendment 01-209, amending the City's Zoning Ordinance regarding exempting existing multi-family units on R1 (Single-family Residential) zoned properties in the area bounded by

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Ramon Road and Dinah Shore, and between Date Palm Drive and the Whitewater River. **(2<sup>nd</sup> Reading)** (Cynthia Kinser) **(Pg.12)**

a. Recommendation: Waive Further Reading and Adopt Ordinance No. \_\_\_\_

- COUNCIL** 3. Proposed Ordinance amending the Municipal Code, including the Zoning Ordinance, to change all references to "Director", "Community Development Director" and/or "Director of Community Development" to "City Planner". **(2<sup>nd</sup> Reading)** (Steve Quintanilla) **(Pg. 24)**

a. Recommendation: Waive Further Reading and Adopt Ordinance No. \_\_\_\_

**PUBLIC HEARINGS:**

- COUNCIL** 4. Proposed Ordinance approving an amendment to Ordinance No. 471 regarding the development review process within the Rio Vista Village Specific Plan. (Cynthia Kinser) **(1<sup>st</sup> Reading)** **(Pg. 28)**

a. Report by City Planner

b. Public Hearing

c. Recommendation: Waive Further Reading and Introduce the Ordinance.

- CC/RDA** 5. **1)** Proposed Resolution of the Redevelopment Agency to amend the Preliminary Plans for Project Nos. 1 and 3 to delete certain property from Redevelopment Project No. 3 and add the deleted property to Project Area No. 1, and approving a Preliminary Plan formulated for the Redevelopment of the added area;  
**2)** Proposed Resolution of the City Council calling for the Formation of Project Area Committee for the fourth amendment to the Redevelopment Plan for Redevelopment Project Area No. 1 and adopting procedure therefore;  
**3)** Proposed Resolution of the City Council determining that a Project Area Committee shall not be formed in connection with the proposed amendment to the Redevelopment Plan for Project Area No. 2; and  
**4)** Proposed Resolution of the City Council determining that a Project Area Committee shall not be formed in connection with the proposed amendment to the Redevelopment Plan for Project Area No. 3. (Susan Moeller) **(Pg. 37)**

a. Report by Redevelopment Director

b. Public Hearing

c. Recommendation: 1) Adopt Resolution No. R - \_\_\_\_

- 2) Adopt Resolution No. 2001- \_\_\_\_\_
- 3) Adopt Resolution No. 2001- \_\_\_\_\_
- 4) Adopt Resolution No. 2001- \_\_\_\_\_

- COUNCIL**     6.     Proposed Ordinance amending Chapter 19.16 of the City's Zoning Ordinance, "Screening of Outdoor Storage and Trash Enclosures" regarding a reduction in the time frame in which a trash enclosure is to be installed upon written notification from the City. (Cynthia Kinser) ( **1<sup>st</sup> Reading**) (Pg. 84)
- a.     Report by City Planner
  - b.     Public Hearing
  - c.     Recommendation:    Waive Further Reading and Introduce the Ordinance.

**LEGISLATIVE ACTION:**

- COUNCIL**     7.     Approval of Final Parcel Map No. 29719 (Ritz Carlton Golf Course), accept the dedications made to the City on the final map, and authorize the execution of the performance agreement. (Dave Faessel) (Pg. 90)

- a.     Report by City Engineer Dave Faessel
- b.     Public Input
- c.     Recommendation:    Approval

- COUNCIL**     8.     Authorization for Cathedral City to enter into a Feasibility Study regarding the formation of a Regional Municipal Electric Utility. (Donald Bradley) (Pg. 92)

- a.     Report by City Manager
- b.     Public Input
- c.     Recommendation: Approval

- RDA**            9.     Authorize the Executive Director to execute a Memorandum of Understanding (MOU) with Alpha III, Inc. (as prepared by the City Attorney and substantially in the form of the attached draft) for the development of 185 units of family housing in Project Area Number 3, at the west end of Avenue 33. (Susan Moeller) (Pg.116)

- a.     Report by Redevelopment Director
- b.     Public Input
- c.     Recommendation: Approval



- COUNCIL** 10. Authorization to: **1)** award a Contract for Professional Services to David Taussig & Associates in an amount of \$85,770 to perform a detailed City Infrastructure & Service Fee/Costs Analysis for the area north of I-10 as outlined in the 2000-2001 Capital Improvements Program (CIP); **2)** do a fund transfer in the amount of \$18,250 in funds from Measure A and Gas Tax fund balances; and **3)** issue a Purchase Order in said amount plus 10% for contract contingencies for a total encumbrance of \$93,250.00. (Jerry Jack) **(Pg. 132)**

- a. Report by Traffic Engineer
- b. Public Input
- c. Recommendation: Approval

- RDA** 11. Approval of Professional Services Agreements with Mark Briggs and Associates (MBA) to: **1)** prepare an Economic Development Administration Grant for the BCN/Sheraton Hotel project, the cost of which would be \$23,000.00 (plus actual travel expenses not to exceed \$1500.00); and **2)** prepare a Department of Housing and Urban Development Section 108 Loan/Brownfields Economic Development Initiative Grant for the BCN/Sheraton Hotel project, the cost of which would be \$29,000.00 (plus actual travel expenses not to exceed \$800.00). (Susan Moeller) **(Pg. 139)**

- a. Report by Redevelopment Director
- b. Public Input
- c. Recommendation: Approval

- COUNCIL** 12. Authorization of the City Manager to execute an agreement with Riverside County through the Health Services Agency Department of Environmental Health, Hazardous Materials Management Division, establishing the Responsibilities of each Agency concerning the County's Mobile Household Hazardous Collection Program. (Deanna Pressgrove) **(Pg. 178)**

- a. Report by Environmental Conservation Manager
- b. Public Input
- c. Recommendation: Approval

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- COUNCIL** 13. Approval of increased costs for animal control services with California Animal Care in the amount of \$21,000. (Stan Henry) **(Pg.189)**

- a. Report by Chief of Police
- b. Public Input
- c. Recommendation: Approval

- COUNCIL** 14. Approve the expenditure of \$14,884 for the expansion and addition to the Holiday Decorating Program. (Tony Barton) **(Pg. 195)**

- a. Report by Parks and Recreation Manager
- b. Public Input
- c. Recommendation: Approval

- COUNCIL** 15. Proposed Resolution of City support and recognition of United States Senator Barbara Boxer's efforts in increasing tourism. (Greg Pettis) **(Pg. 198)**

- a. Report by Mayor Pro Tem
- b. Public Input
- c. Recommendation: Approval

**COUNCIL REPORTS ON CITIZEN INQUIRIES AND CONCERNS.**

**ADJOURNMENT**

To the next regularly scheduled meeting of the City Council/Redevelopment Agency Board  
**Wednesday, November 14, 2001.**

**NOTE TO THE PUBLIC**

Agendas and back-up material giving more information on each agenda item, with the staff's recommendations, have been provided to all Councilmembers. These same materials are on display in the main City Hall lobby, in the Police Department lobby, in the lobby outside the Council Chamber, and in the City Clerk's office from the Thursday preceding the regular Council meeting. Staff "recommendations" are only that; the City Council makes its own decisions based on all information provided to them. The Agenda, by itself, can also be reviewed on the City's Web Site at:

**[www.cathedralcity.gov](http://www.cathedralcity.gov)**

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the City Clerk by phone at (760) 770-0322. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. [28 CFR 35.102-35.104 ADA Title II]

**PLEASE BE ADVISED THAT CITY HALL IS CLOSED EVERY FRIDAY**